

Tennessee State Museum

Capital Maintenance and Improvement Grant Application

Organization Information

Legal Name of Organization: City of Kingsport

Name of Museum: Allandale Mansion

Mailing Address: 415 Broad Street, Kingsport, TN 37660

Museum Address: 4444 W Stone Dr, Kingsport, TN 37660

County: Hawkins

Website: <https://www.allandalemansion.com/>

Organization Type: Government Entity

Name of Executive Director or CEO: Paul Montgomery, Mayor

Email of Executive Director or CEO: PaulMontgomery@KingsportTN.gov

Phone number of Executive Director or CEO: (423) 229-9400

Contact Information

Grant Contact: Tyler Wicks

Title: Director of Parks and Recreation

Email: TylerWicks@KingsportTN.gov

Phone: (423) 229-9408

Museum and Project Information

Mission Statement: To cultivate a stronger community through exceptional programs, facilities, and recreation opportunities.

For this grant, museums are defined as a public or private nonprofit agency or institution organized on a permanent basis for educational or aesthetic purposes, which by utilizing a professional staff, owns or utilizes tangible objects, cares for them, and exhibits them to the public on a regular basis.

Describe how your organization meets the definition of a museum (750-character limit):

Allandale Mansion is a public historic house museum owned by the City of Kingsport.

Established in 1969 through a bequest from the Brooks family, it has a permanent collection of original furnishings and décor preserved in situ. Year-round professional staff care for the house

and collection, ensuring it remains as it was during the Brooks' life while offering it for public benefit. The grounds also are home to several other historic structures including the Brown House, an original c. 1852 farmhouse. The mansion and grounds are regularly open to visitors through guided tours and community events, fulfilling its educational and aesthetic mission for the community.

Please explain how your museum engages with the community (750-character limit): Allandale Mansion actively engages the community through a wide variety of public programs and events. Family and holiday traditions such as the annual Easter Egg Roll and Christmas open-house tours invite residents to experience the historic home in festive settings. During Kingsport's citywide Fun Fest, the mansion opens its doors for tours and hosts popular activities. Public facility use remains central to Allandale's mission, with guided tours and events offered year-round the facility welcomes over 20,000 visitors annually.

Describe your Capital Maintenance and Improvement project request. Please rank projects or project steps in order of importance. Please note grant projects may be partially funded (2,000-character limit): Allandale Mansion seeks capital funding to address critical maintenance needs across the historic estate to preserve its structural integrity, improve visitor experience, and support its use as a public passive park. Projects are prioritized below:

1. Freestanding Bathroom Building Repair: The existing bathroom building near the Brown House suffers from structural failure, foundation issues, and rotting wood, making it the most urgent need. Current venting is inadequate, and the building needs ADA fixtures and fittings upgrades. Full repair and renovation with a modern, accessible facility is recommended to meet current code and public use needs.
2. Brown House Structural Repairs: The Brown House foundation has slab washout and floor joist failures, leading to sagging. Repairs include reinforcing floor joists, adding piers, and improving crawlspace moisture control. HVAC evaluation and upgrade is also needed for usability and climate control.
3. Painting & Siding Across Multiple Structures: Several buildings, including the Brown House and Harvey's Barn, exhibit exterior wood deterioration. These require scraping, painting, and siding repairs to prevent further decay.
4. Harvey's Barn Accessibility & Upgrades: As a popular event space, Harvey's Barn requires ADA accessibility, safer stairs, improved bathrooms, and structural floor reinforcement. Reconfiguring the lower level into a usable, accessible event space will enhance community use.
5. Amphitheater & Brooks Pavilion: Improvements include repairing rotten boards, upgrading electrical systems, improving drainage, and general site cleaning and maintenance.

Funding would be applied in order of priority as listed. If the grant is received in the full amount, we plan to complete phase 1 and 2. The estimated cost for these phases is \$112,000 plus internal engineering fees. The funds for the project in the amount of \$12,000 and the engineering fees will be provided by the City of Kingsport.

How will this project further your organization's mission (750-character limit): This project directly supports our mission to cultivate a stronger community through exceptional programs, facilities, and recreation opportunities. By addressing critical maintenance needs at Allandale Mansion, we ensure the preservation and accessibility of this treasured historic site. Replacing failing infrastructure, enhancing access, and improving public amenities will allow Allandale to serve more residents and visitors through expanded events, educational programs, and passive park use. These improvements create a safer, more welcoming environment that strengthens community engagement, supports cultural enrichment, and honors Kingsport's history for generations to come.

Estimated Total Project Budget: \$112,000

Amount of Funding Requested: \$100,000

Estimated Completion Date of Project: May 2026